

City of Alamo Heights
ARCHITECTURAL REVIEW BOARD
MINUTES
June 23, 2009

The Architectural Review Board held its regularly scheduled meeting in the City Council Chambers at 6120 Broadway on Tuesday, June 23, 2009 at 5:30 p.m.

Members present and composing a quorum of the Board:

Charles John, Acting Chairman
Suzanne Bettac
Phil Solomon
Paul Fagan
Kathy O'Brien
David Monnich

Members absent:

Mike McGlone, Chairman

Staff Members Present:

Ann McGlone, Community Development Director
Kathy Rodriguez, Community Development Coordinator
Gracie Flores, Community Development Representative
Nathan Lester, Building Official
Rebecca Waldman, City Manager
Shawn Eddy, Assistant City Manager/Public Works Director

The meeting was called to order by Mr. John at 5:40 p.m.

A motion was made by Mr. Fagan to approve the minutes from March 17, 2009 with modifications. It was seconded by Ms. Bettac.

The motion was approved with the following vote:

FOR: John, Bettac, Solomon, Fagan, O'Brien

AGAINST: None

CASE NO. 332 S, Permanent sign for Cupcake Couture
4710 Broadway

Nicole Wertz described the materials used for the proposed store front signage as well as the decals on the glass windows and doors.

Ms. Bettac made a motion to approve Case 332 S with the condition that the logo located on the left entrance be removed. It was seconded by Mr. John.

The motion was approved with the following vote:

FOR: John, Bettac, Solomon, Fagan, O'Brien
AGAINST: None

**CASE NO. 327 F, Application of Burr Condominiums, represented by Chad Carey, Regent Living Ltd., to construct a front circular driveway located at 127 Burr Rd., CB 5600 BLK 3 LOT 27 AND E 45 FT OF 26 AND W 25 FT OF 28, zoned MF-D.
127 Burr Rd.**

Ms. McGlone stated that she had spoke with the Police Chief about parking issues. Mr. Carey stated that they would like to utilize street parking. Ms. McGlone suggested the case be continued to a later date so that the City Council can review the plan.

Ms. Bettac made a motion to continue Case No. 327 F to the September 15, 2009 Architectural Review Board meeting. It was seconded by Mr. Solomon.

The motion was approved with the following vote:

FOR: John, Bettac, Solomon, Fagan, O'Brien
AGAINST: None

**CASE NO. 333 P, Application of the City of Alamo Heights, represented by Bob Harris of Lake Flato Architects, to construct new Municipal Facilities.
6116 Broadway**

Mr. Harris presented the Board with the proposed Municipal Facilities design. After the presentation, the Board members made comments and discussed some of the issues and questions that they would like to be addressed at the next meeting including:

- Current status on the tin man; Concerned about funds/space.
- Prefer parallel parking (safer)
- Use of wood and potential cost for maintenance
- The Courtyard is too big.
- Visual cues of entry; Signage shouldn't be a band-aid
- Police station looks cramped
- Proportion of upstairs offices look uncomfortable (would like to see design include furniture)
- Utilitarian facility vs. Landmark
- Should reflect tree preservation
- Broadway façade looks flat
- Elevated tank not shown on all drawings
- Facilities should be functional but not cheap/ugly
- Need to know more detail on landscape materials
- Wall should be lowered/opened/and accessible
- Like the lantern effect

- Growth issue should be addressed
- Like layout/plan/idea of courtyard
- Prefer managers/directors to be downstairs
- Consider use of modular walls

The request was made to staff to provide a list of the comments to the applicant for consideration before the next meeting.

Mr. Monnich made a motion to continue Case No. 333 P to the next Architectural Review Board's monthly meeting so that staff can provide Lake Flato the comments and concerns that need to be addressed. It was seconded by Mr. Solomon.

The motion was approved with the following vote:

FOR: John, Bettac, Solomon, Fagan, O'Brien

AGAINST: None

There being no further business, the meeting was adjourned at 6:46 p.m.

THE PROCEEDINGS OF THE MEETING ARE RECORDED ON COMPACT DISC AND THESE MINUTES ARE ONLY A SUMMARY OF THE MEETING. THESE MINUTES ARE NOT A VERBATIM TRANSCRIPT OF THE PROCEEDINGS AND DO NOT PURPORT TO INCLUDE ALL IMPORTANT EVIDENCE PRESENTED OR STATEMENTS MADE.



Mike McGlone, Chairman



Gracie Flores
Recording Secretary

8/18/09

Date Signed & Filed